

DESCRIPTION OF A LOT COMBINING TWO PARCELS OF THE CHARLES A.
GLENN LANDS, KENNEDYVILLE, SECOND DISTRICT, KENT COUNTY, MD.

Beginning for the same at a concrete monument on the southeast side of Creamery Road, said point being the westernmost corner of the herein described lands and the northernmost corner of the lands of George W. Kennedy; and running, thence, by and with the southeast side of said road N 49 15 E - 150.88' to an iron pipe and the lands of Walter Thompson; thence, by and with said Thompson lands S 33 11 40 E - 195.50' to an iron pipe and the lands of Howard A. McHenry; thence, by and with said McHenry lands S 52 45 W - 46.80' to a concrete monument and S 52 13 30 W - 96.10' to a concrete monument and the aforementioned Kennedy lands; thence, by and with said Kennedy lands N 35 22 W - 186.80' to the place of beginning. Containing in all 0.641 acres of land, more or less.

November 23, 1994.

William R. Nuttle.

MAKE PAYABLE TO:
TREASURER, KENT COUNTY
BOX 245
CHESTERTOWN, MARYLAND 21620

KENT COUNTY AND STATE OF MARYLAND
REAL ESTATE TAXES

DEED REFER.		ASSESSMENT		JULY 1, 1986 - JUNE 30, 1987	
EHP 66 820		CNTY.	1,580		
		STATE	1,560		
MAP 21		PER \$100 OF ASMT.		COUNTY TAX	\$31.60
GRID 1E		STATE RATE .21			
PARCEL 201		COUNTY RATE 2.00		STATE TAX	\$3.32
IMPS LOT 0.208 AC		BLK		TOTAL TAX DUE	<u>\$34.92</u>
L/S CREAMERY AVE					
KENNEDEVILLE					

PRINT THIS ACCOUNT NUMBER ON YOUR CHECK

02-00080-6

BOYD, JOHN D & MARY E
GALEA
W. ROGER WILLIAMS
KENT COUNTY TREASURER

☐ CASH ☒ CHECK

00214000000

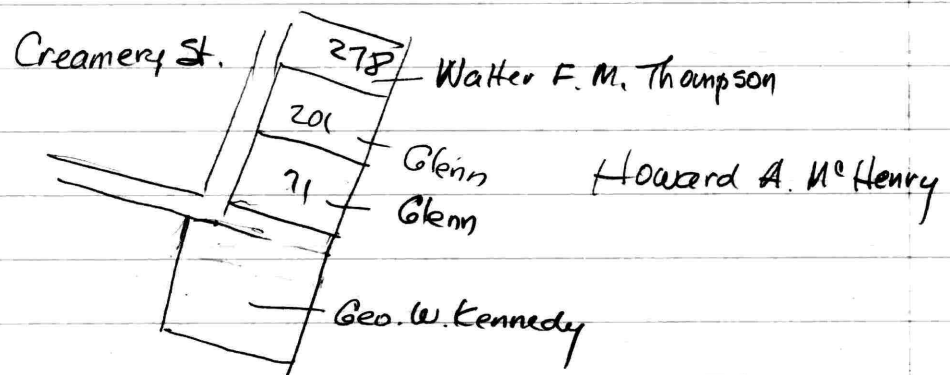
PAID
SEP 25 1986

INTEREST BEGINS OCT. 1, 1986
AT 1 PERCENT PER MONTH
ON PORTION OF MONTH

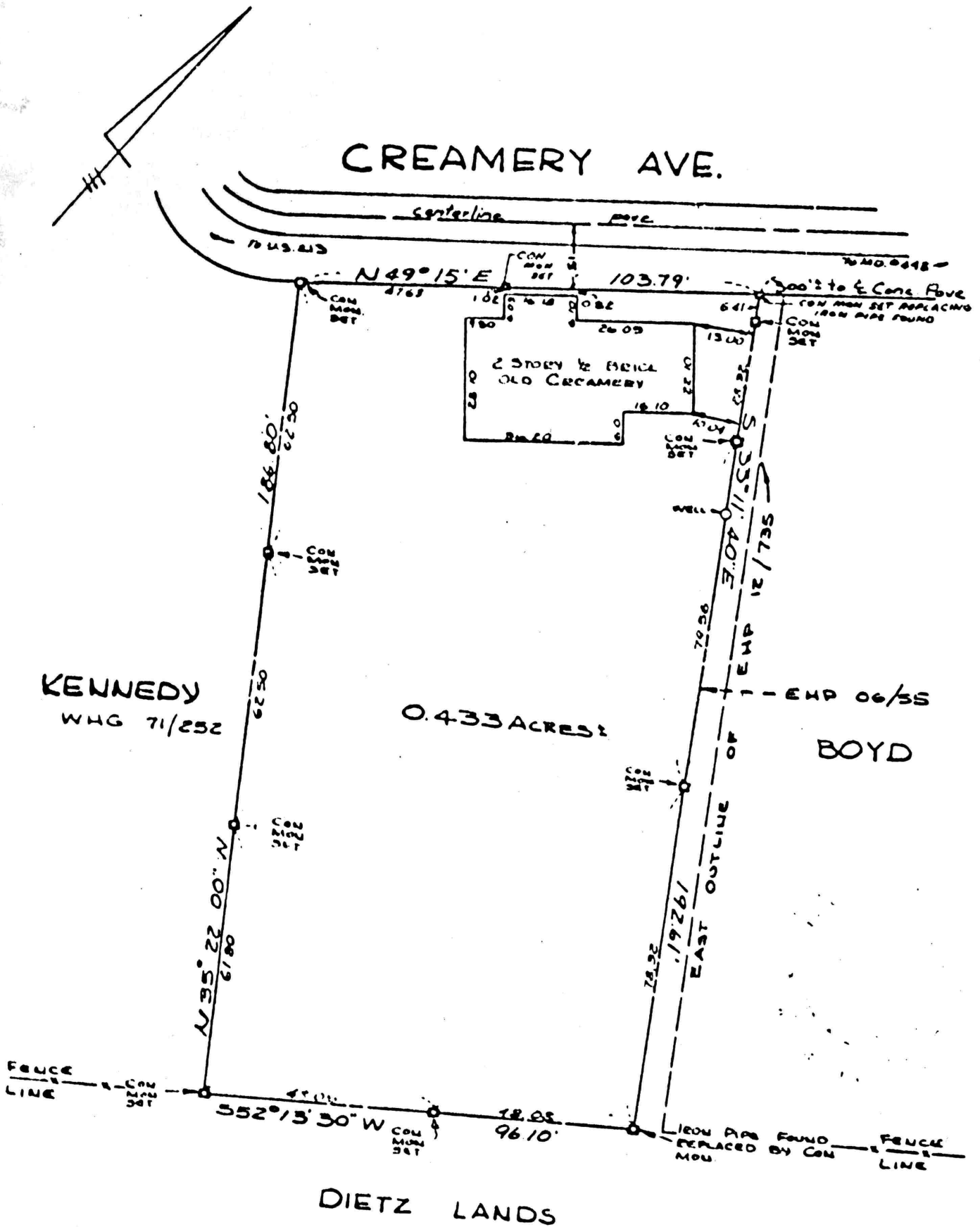
SEE BACK OF SECOND COPY FOR IMPORTANT NOTICES

IF PAID IN	AMOUNT
JUL	34.92
AUG	34.92
SEP	34.92
OCT	35.27
NOV	35.62
DEC	35.97
JAN	36.31
FEB	36.67
MAR	37.02
APR	37.36
MAY	37.72
JUN	38.06

RETURN THIS COPY WITH YOUR PAYMENT. IF RECEIPT IS DESIRED,
RETURN BOTH COPIES WITH A SELF-ADDRESSED, STAMPED ENVELOPE.



CREAMERY AVE.



This is to certify that the improvements indicated hereon are located as shown.

John J. Latham
REGISTERED SURVEYOR

REVISED MAY 14, 1968
SHOWING NEW MONUMENTS SET

IMPROVEMENTS LOCATION & SURVEY
for **CHARLES ALBERT GLENN**
CREAMERY AVE, KENNEDYVILLE,
2nd District, Kent County, Md.

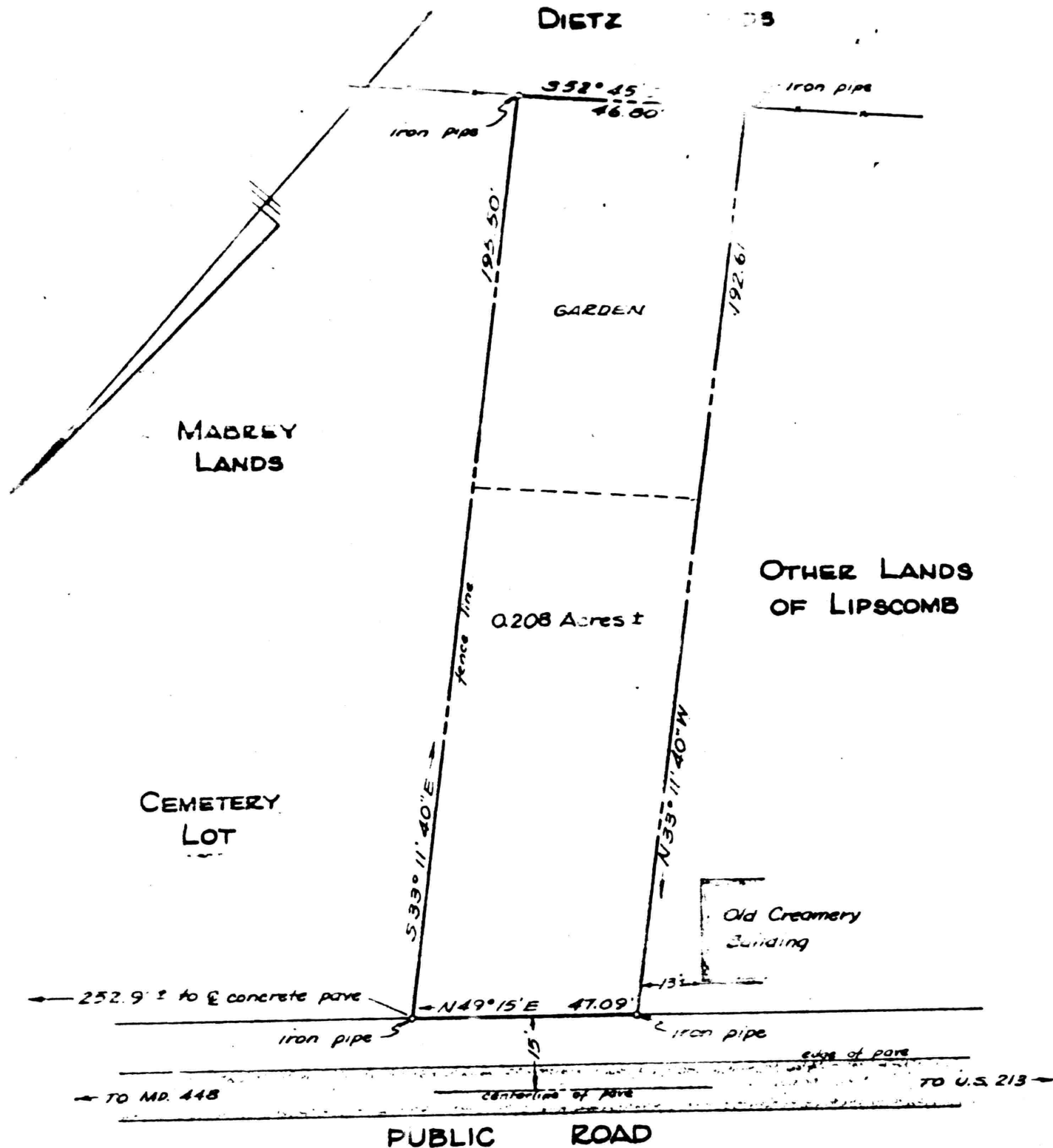
J. R. McCRONE, JR., INC.
REGISTERED PROFESSIONAL ENGINEERS
AND SURVEYORS
ANNAPOLIS, MARYLAND

DRAWN BY
SCALE 1"=30'
DATE 9/65
JOB NO. E-5193

SUBDIVISION PLAT RECORDED IN PLAT BOOK NO. 27 PAGE 435
RECORDING RECORDS AMONG THE LAND RECORDS OF KENT COUNTY, MD.
FOLIOS 432 thru 435
FILED FOR RECORD AND IS
CLERK

DIETZ

DB



PLAT OF A SURVEY OF A PART OF THE HARRY LIPSCOMB LANDS KENNEDYVILLE, KENT COUNTY, MD.		J. E. JR., INC. SURVEYORS MARYLAND CENTERVILLE HARTTOWN	SCALE 1"=30' DATE 5/62 JOB NO. E-750 FOLDER 470
SUBDIVISION PLAT RECORDED IN PLAT BOOK _____ PAGE _____ JAN 23 1964 ACCORDINGLY RECORDED AMONG THE RECORDS OF THE CLERK OF THE COUNTY OF KENT, MARYLAND, IN LIBER C. H. P.		FILED FOR RECORD AND IS KENT COUNTY, M.D. FOLIO 55th 57 Clerk H. O. Clerk	

RECEIVED

FEB 13 10 42 AM '76

CLERK-CIRCUIT COURT
KENT COUNTY

GIFT

THIS DEED, Made this 12th day of February

1976, by and between MARY E. BOYD, of Kent County, State of Maryland, of the first part and JOHN D. BOYD and MARY E. BOYD, his wife, of Kent County, State of Maryland, of the second part.

WITNESSETH, that in consideration of the sum of Five (\$5.00) Dollars and other good and valuable considerations, the receipt whereof is hereby acknowledged, the said Mary E. Boyd, does hereby grant and convey unto the said John D. Boyd and Mary E. Boyd, his wife, as tenants by the entirety, their assigns, and to the survivor of them, his or her heirs and assigns, in fee simple, ALL that lot or part of a lot of land situate, lying and being in the Second Election District of Kent County as aforesaid in the Village of Kennedyville and more particularly described as the front portion of a lot surveyed in May, 1962, by J. R. McCrone, Jr., Inc., Registered Surveyors.

BEGINNING for the same at an iron pipe on the Southeasterly right-of-way line of a public road leading from Maryland Rt. 448 to U.S. Rt. 213, 15' from and measured perpendicular to the centerline of paved said road and 252.9' more or less from the centerline of the concrete strip on Maryland Rt. 448. Said point being further the Northwest corner of a cemetery lot and the Northeast corner of the herein described lands. And running, thence, by and with said cemetery lot and the lands of Mabrey S. 33 deg. 11' 40" E - 195.50' to an iron pipe and the lands of Dietz. Thence, by and with said Dietz lands S 52 deg. 45' 50" W - 46.80' to an iron pipe and a new division line between the herein described lands and other lands of Della Lipscomb. Thence, by and with said new division line N 33 deg. 11' 40" W - 192.61' to an iron pipe and the Southeasterly right-of-way of the aforementioned road. Thence, by and with said road N 49 deg. 15' E - 47.09' to the place of beginning. Containing in all 0.208 acres of land, more or less.

BEING the same lands conveyed in a deed from Della Lipscomb et al, unto Mary E. Boyd, dated the 24th day of December, 1963, and recorded among the Land Records for Kent County, Maryland, in Liber E.H.P. No. 06, folio 55.

TOGETHER with the buildings and improvements thereupon erected, made or being, and all and every, the rights, alleys, ways, waters, privileges, appurtenances and advantages, to the same belonging, or in anywise appertaining.

TO HAVE AND TO HOLD the said lot or parcel of land and premises above described and mentioned, and hereby intended to be conveyed, together with the rights, privileges, appurtenances and advantages thereto, belonging or appertaining unto and to the proper use and benefit of the said John D. Boyd and Mary E. Boyd, his wife, as tenants by the entireties, their assigns, and unto the survivor of them, his or her heirs and assigns, in fee simple.

AND the said party of the first part hereby covenants that she has not done or suffered to be done any act, matter or thing whatsoever to encumber the property hereby conveyed; that she will warrant specially the property granted and that she will execute such further assurances of the same as may be requisite.

WITNESS the hand and seal of said Grantor.

Witness:

Mary E. Boyd

Mary E. Boyd (SEAL)
Mary E. Boyd

STATE OF MARYLAND, COUNTY OF KENT, to wit:

I HEREBY CERTIFY, That on this 12 day of February, 1976, before me, the subscriber, a Notary Public of the State and County, aforesaid, personally appeared Mary E. Boyd, known to me to be the person whose name is subscribed to the within instrument, who signed the same in my presence, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Notarial Seal.

Kathleen M. Galt
Notary Public

My Commission Expires:

July 1st, 1978



LAW OFFICES
RASIN AND RASIN
COURT STREET
CHESTERTOWN, MD. 21620

(301) 778-3515

Feb 13, 1976 THE FOREGOING Gift Deed FILED FOR RECORD AND IS
ACCORDINGLY RECORDED AMONG THE LAND RECORDS OF KENT COUNTY, MD.
IN LIBER C.H.P. NO. 649 FOLIOS 820 & 821
Carl H. Ginder, CLERK

THIS DEED, Made this 24th day of December, in the year one thousand nine hundred and sixty-three by and between DELLA LIPSCOMB, Widow and CATHERINE L. GORDON, Single of the County of Kent in the State of Maryland, and CAROLINE L. PENNINGTON and NORMAN E. PENNINGTON, her husband, of the County of Montgomery in the State of Maryland, of the one part; and MARY E. BOYD, of the County of Kent in the State of Maryland in the other part.

WITNESSETH, that in consideration of the sum of Ten (\$10.00) Dollars and other good and valuable considerations, the receipt whereof is hereby acknowledged the said Della Lipscomb, Widow and Catherine L. Gordon, Single and Caroline L. Pennington and Norman E. Pennington, her husband do grant and convey unto Mary E. Boyd, her heirs and assigns, in fee simple, ALL that lot or part of a lot of land situate lying and being in the Second Election District of Kent County as aforesaid in the Village of Kennedyville and more particularly described as the front portion of a lot surveyed in May, 1962, by J. R. McCrone, Jr., Inc., Registered Surveyors.

BEGINNING for the same at an iron pipe on the Southeasterly right-of-way line of a public road leading from Maryland Rt. 448 to U. S. Rt. 213, 15' from and measured perpendicular to the centerline of pave of said road and 252.9' more or less from the centerline of the concrete strip on Maryland Rt. 448. Said point being further the Northwest corner of a cemetery lot and the Northeast corner of the herein described lands. And running, thence, by and with said cemetery lot and the lands of Mabrey S. 33° 11' 40" E - 195.50' to an iron pipe and the lands of Dietz. Thence, by and with said Dietz lands S. 52° 45' 50" W - 46.80' to an iron pipe and a new division line between the herein described lands and other lands of Della Lipscomb. Thence, by and with said new division line N 33° 11' 40" W - 192.61' to an iron pipe and the Southeasterly right-of-way of the aforementioned road. Thence, by and with said road N 49° 15' E - 47.09' to the place of beginning. Containing in all 0.208 acres of land, more or less.

BEING a part of the same property conveyed by Mary V. Haggerty et al to Harry Lipscomb by deed dated December, 1926 and recorded twenty-six years later in WHG 26 Folio 353.

ALSO BEING part of the creamery lot sold by Linwood Redmile to Harry Lipscomb on or about the _____ day of _____, 1923, and for which lot said Harry Lipscomb never received a deed.


BEING the same lots of land owned by said Harry Lipscomb at the time of his death intestate on June 16, 1952 and which descended unto his widow said Della Lipscomb and his two daughters the said Catherine L. Gordon and Caroline L. Pennington.



for Kent County, aforesaid, personally appeared Della Lipscomb, Widow, and Catherine L. Gordon, Single, and they acknowledged this deed to be their respective act.

AS WITNESS my hand and Notarial Seal.

Patricia A. Hildner
Notary Public




STATE OF Maryland, Kent County, to wit:

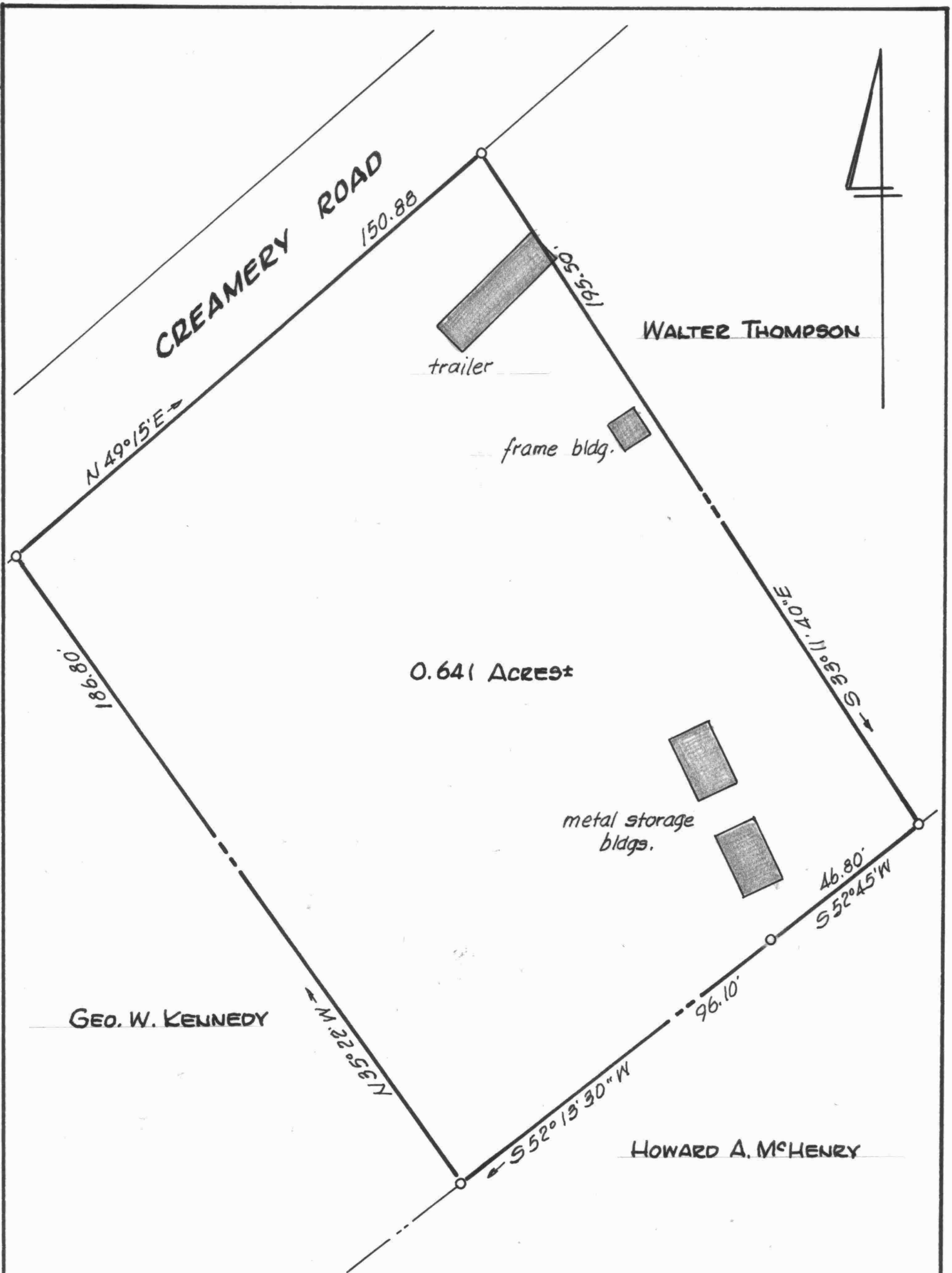
I HEREBY CERTIFY, that on this 24th day of December, 1963, before me, the Subscriber, a Notary Public of the State of Maryland, in and for Kent County, aforesaid, personally appeared Caroline L. Pennington and Norman E. Pennington, her husband, and they acknowledged the foregoing deed to be their respective act.

AS WITNESS my hand and Notarial Seal.

Catherine L. Gordon
Notary Public



My Commission expires: May 3, 1965



PLAT SHOWING BUILDINGS ON THE
CHARLES A. GLENN LANDS

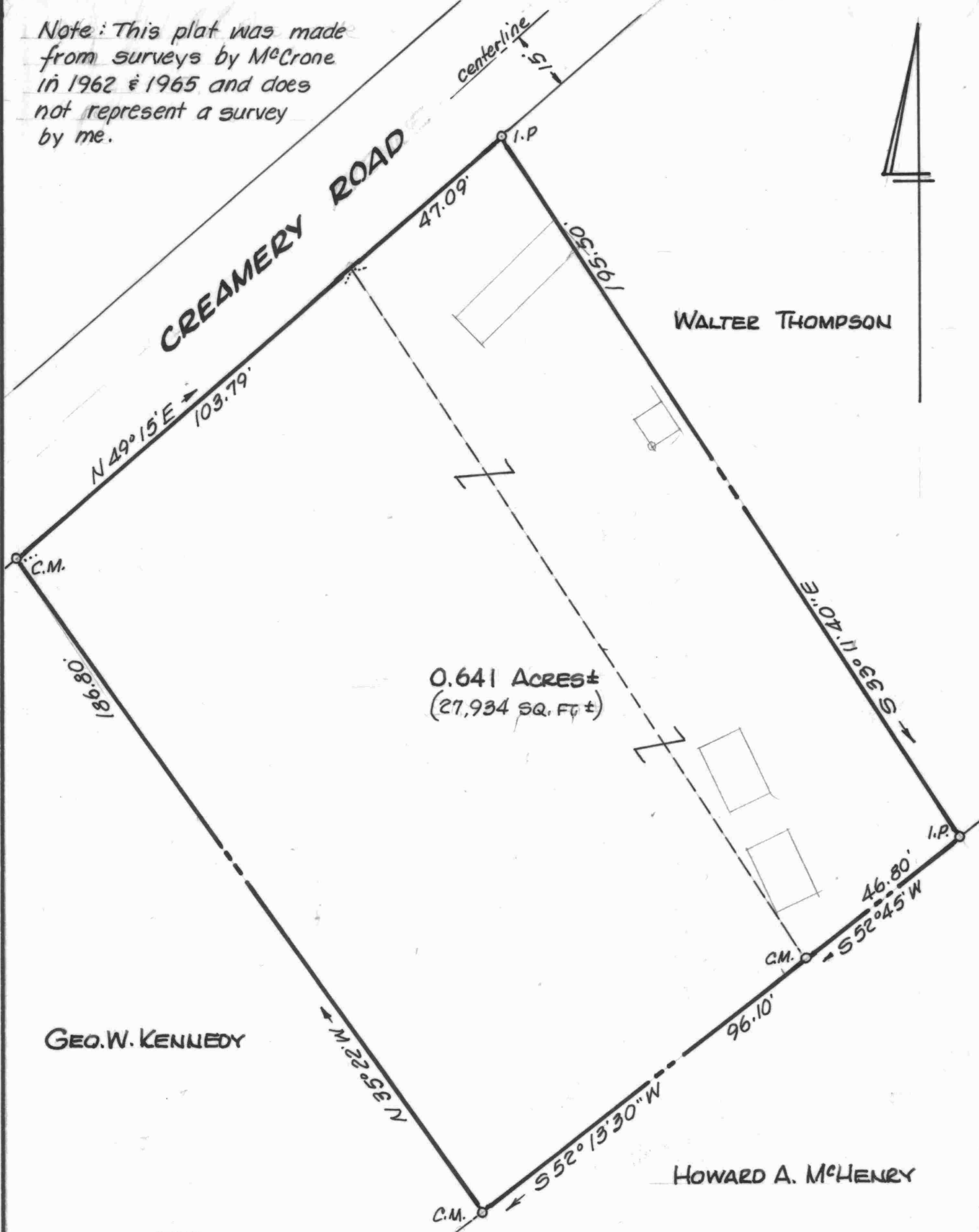
2ND DISTRICT, KENT COUNTY, MD.

Scale 1"=30'

July 1998.

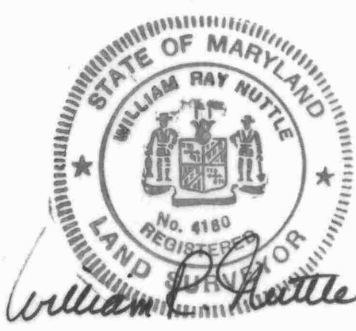
William R. Nuttle, Reg. Surveyor
Chestertown, Md.

Note: This plat was made from surveys by McCrone in 1962 & 1965 and does not represent a survey by me.



GEO. W. KENNEDY

HOWARD A. McHENRY



PLAT COMBINING TWO LOTS OF THE
CHARLES A. GLENN LANDS
 2ND DISTRICT, KENT COUNTY, MD.

Scale 1"=30' Nov. 1994.
 William R. Nuttle, Reg. Surveyor
 Chestertown, Md.

I.P. = iron pipe
 C.M. = concrete monument